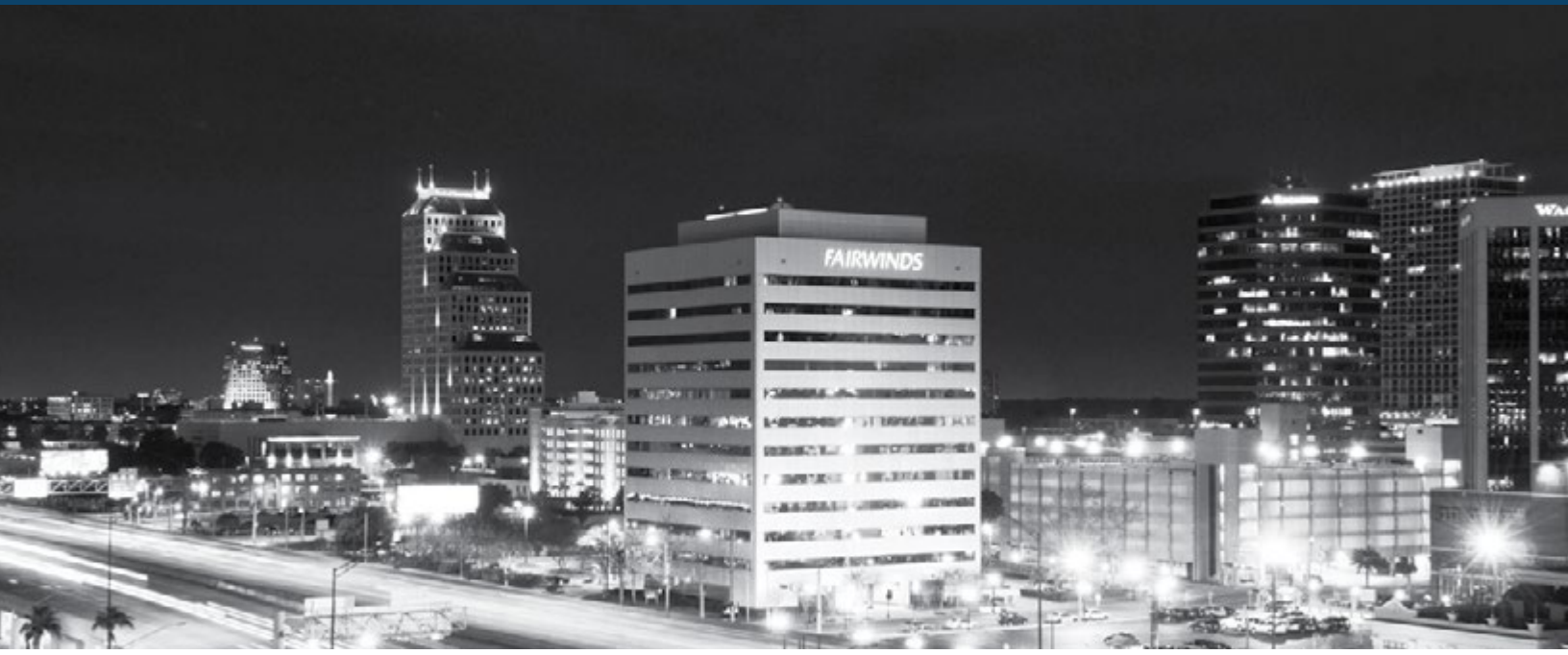


FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE



PROPERTY FEATURES

- New lobby amenity space and conference center
- Free VISITOR Parking
- On-site Cuban-American Café (weekdays, 7am - 4pm)
- On-site banking and ATM (Fairwinds Credit Union)
- Manned security desk (24/5 - 6am Monday - 6am Saturday)
- Professional on-site leasing, management and engineering

LOCATION OVERVIEW

Fairwinds Tower, 135 West Central Boulevard, boasts a prestigious location in the heart of downtown Orlando with panoramic views of the city skyline. Located on the corner Central Boulevard and Garland Avenue, Fairwinds Tower provides efficient on/off access to I-4 and the 408 East-West Expressway.

- Lynx bus stop on Garland Avenue / Lymmo Stop SW corner
- Walking distance to Federal Courthouse / City Hall / Lynx Central Station (2-5 blocks)
- Walking distance to the Church Street SunRail station (1.5 blocks)
- Numerous area restaurants, bars, & lunch delivery options

For further information, contact:

TIFFANY ZULLO
tzullo@towerrealtypartners.com
407.659.0120 ext. 114

A
VENTURE
OF

CITY OFFICE REIT

TOWER
REALTY PARTNERS, INC.

FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE



AVAILABILITIES

2,569 RSF	Suite 340
1,671 RSF	Suite 460
2,750 RSF	Suite 650
2,725 RSF Available 7/1/2019	Suite 690
8,025 RSF Available 4/1/2019	Suite 800



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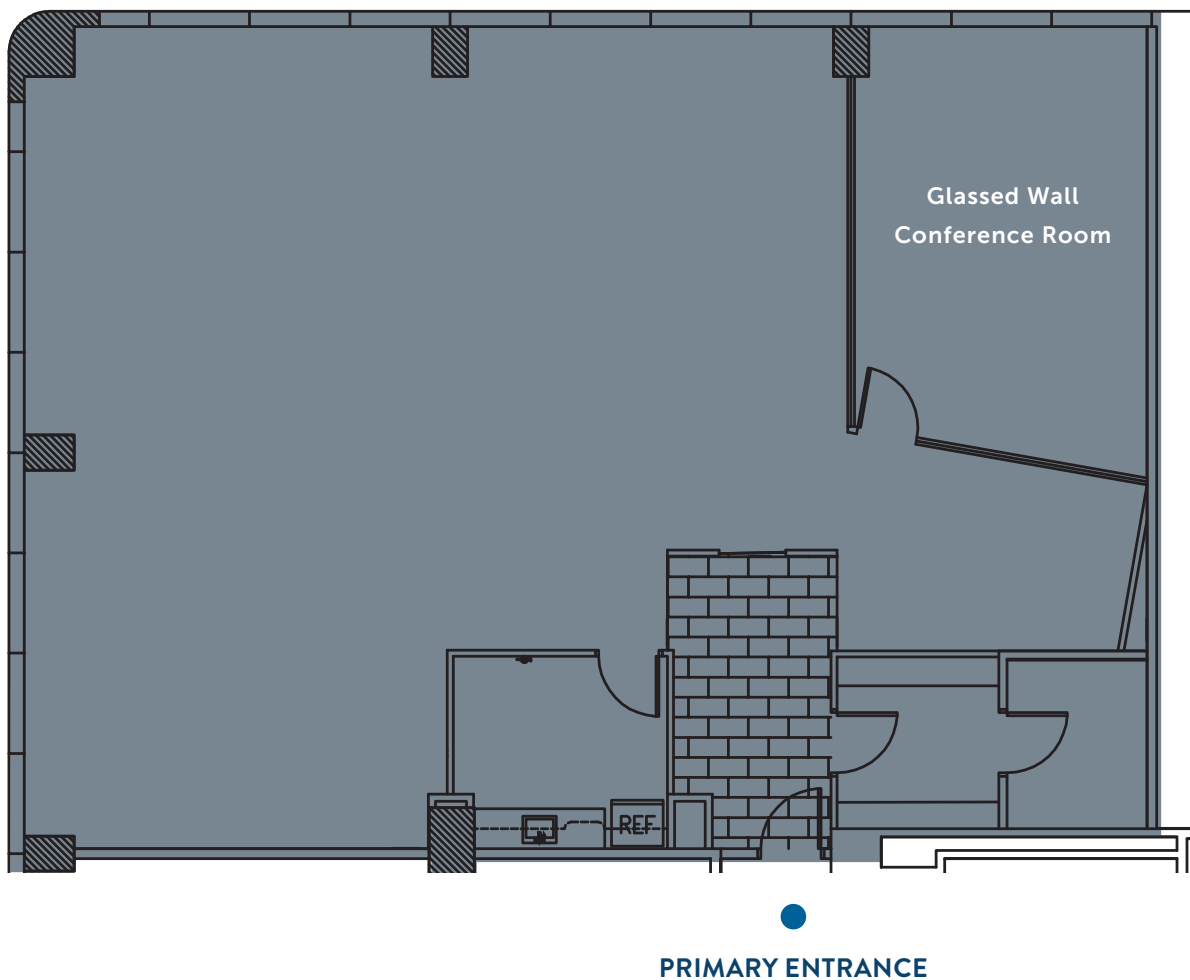

TOWER
REALTY PARTNERS, INC.

FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE

SUITE 340 | 2,569 RSF



Note: Drawing not to scale

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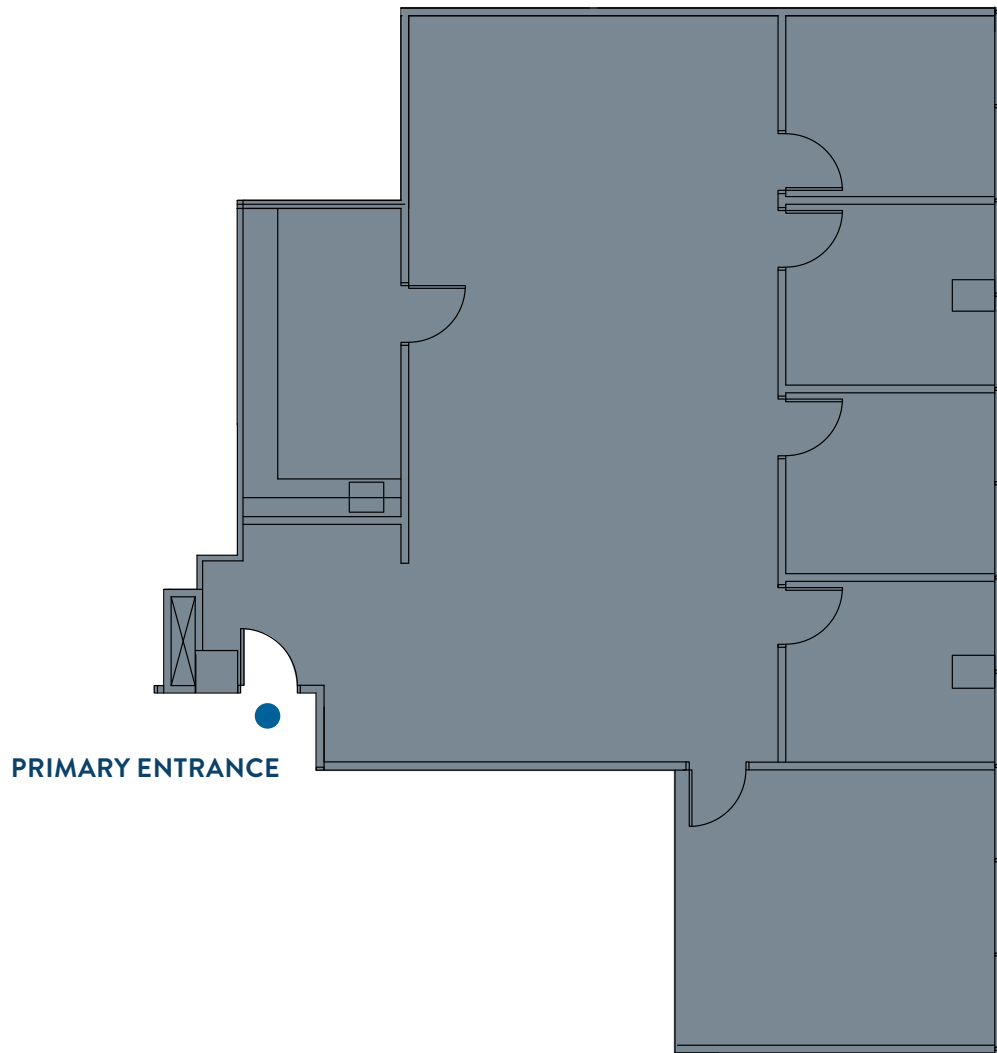


FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE

SUITE 460 | 1,671 RSF



Note: Drawing not to scale

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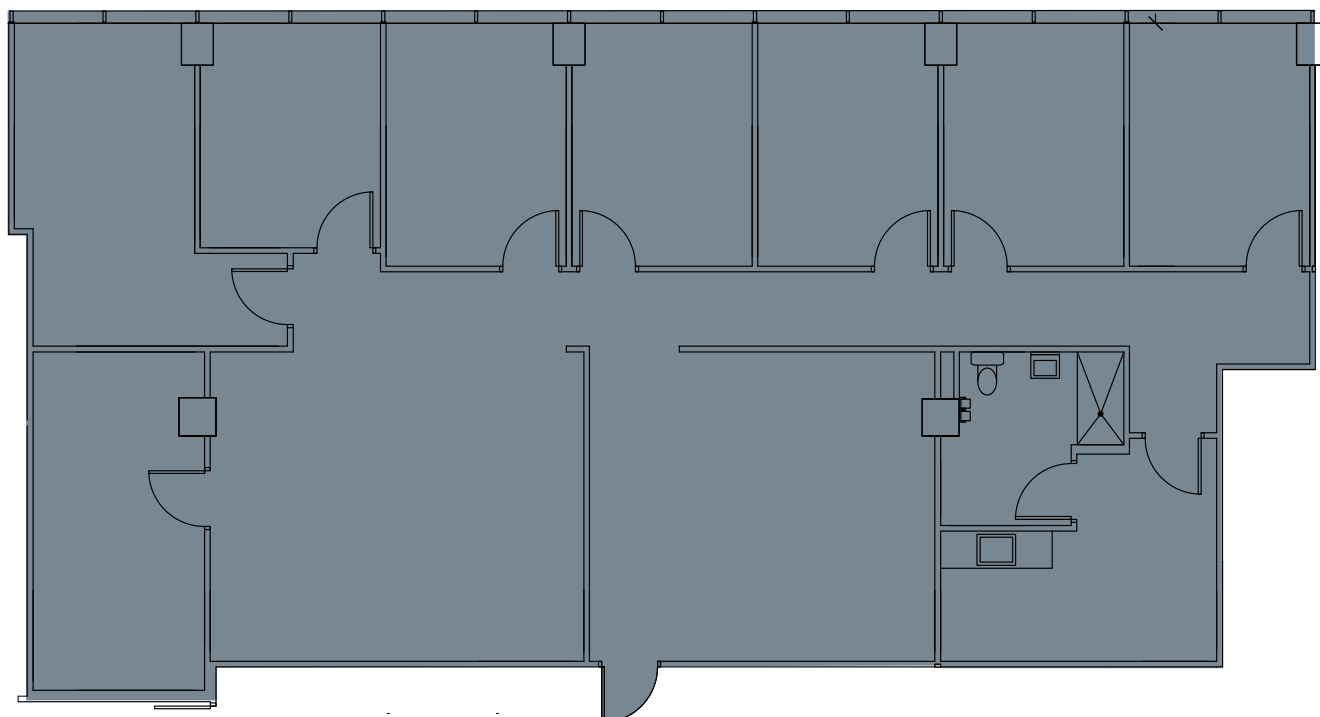


FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE

SUITE 650 | 2,750 RSF



PRIMARY ENTRANCE

Note: Drawing not to scale

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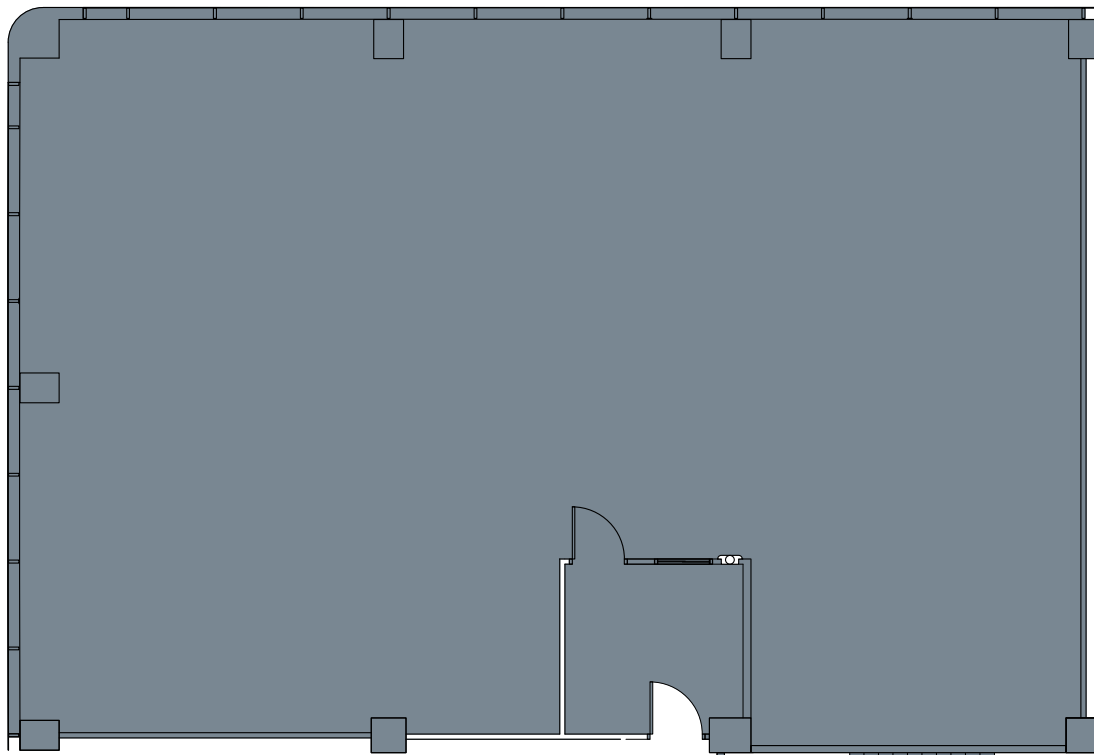


FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE

SUITE 690 | 2,725 RSF
AVAILABLE 7/1/2019



PRIMARY ENTRANCE

Note: Drawing not to scale

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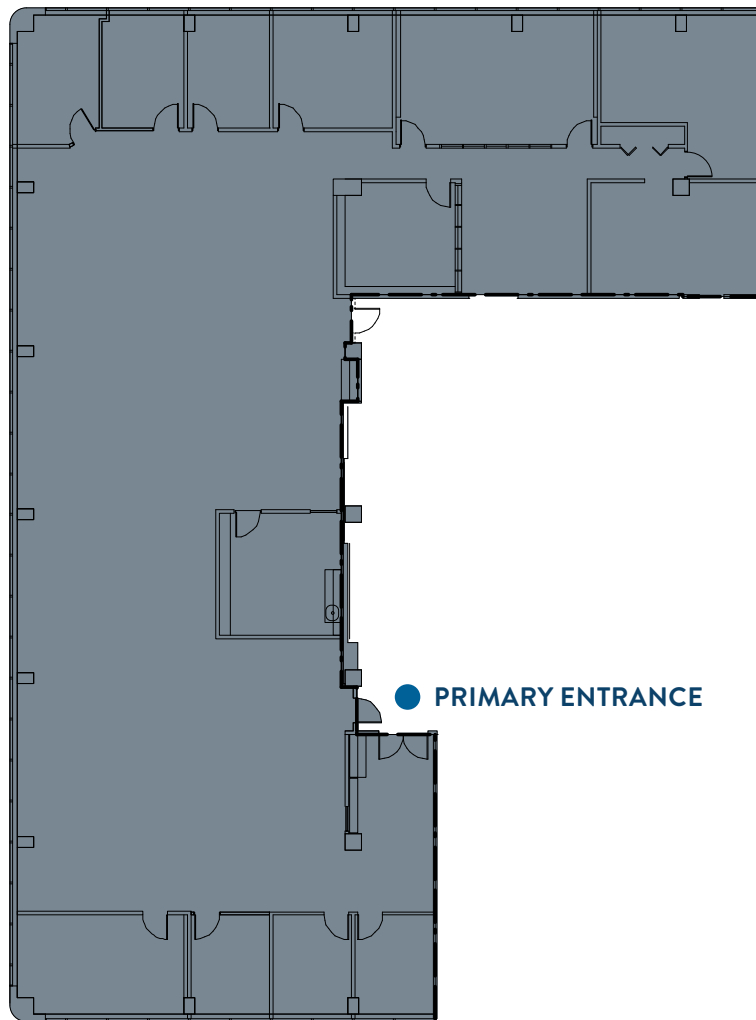


FAIRWINDS TOWER

135 West Central Boulevard | Orlando, Florida 32801

OFFICE FOR LEASE | 1,671 - 8,025 RSF AVAILABLE

SUITE 800 | 8,025 RSF
AVAILABLE 4/1/2019



Note: Drawing not to scale

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